

THIS INSTRUMENT PREPARED BY:
NAME: Margaret Abamondi
8 Penn Center
ADDRESS: Philadelphia, Pa. 19103

Gregory C. Karn and Mary R. Karn
920 Colesbury Circle
Pelham, AL 35124

WARRANTY DEED (Without Survivorship) **Alabama Title Co., Inc.** **BIRMINGHAM, ALA.**

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of \$10,000.00 and the assumption of the mortgage to Colonial Mtg Co. in Mtg Book 338, Pg. 889.

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, THOMAS W. MACKNER and MARY C. MACKNER, husband and wife

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto JOSEPH T. HARTMAN, TERRELL R. JOHNSON, WILLIAM G. ANDERSON, GEORGE J. EGNER and FRANCIS X. HOWARD, Trustees under Declaration of Trust dated July 1, 1982

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Cahaba Valley Estate, 3rd Section, Lot 51, Block 1, Book 5, page 107, Section 1, Township 20 South, Range 3 West, Municipality of Pelham.

BOOK 041 PAGE 289

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT

1985 SEP 16 AM 9:57

Thomas W. Mackner
JUDICIAL CLERK

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		10.00
Mineral Tax		
Recording Fee		2.50
Index Fee		4.00
TOTAL	\$	16.50

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, they have hereunto set their hands(s) and seal(s), this 22nd day of July, 1985

_____(Seal)
_____(Seal)
_____(Seal)

Thomas W. Mackner (Seal)
Thomas W. Mackner
Mary C. Mackner (Seal)
Mary C. Mackner
_____(Seal)

STATE OF ALABAMA }
____ COUNTY }

General Acknowledgment

I, DONNA MARTIN, a Notary Public in and for said County, in said State, hereby certify that THOMAS W. MACKNER and MARY C. MACKNER whose name S. AXE signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of July, A. D., 1985

Wallis Jones



Donna Martin
Notary Public.